



Rustic Hills Improvement Association

Minutes of Board of Directors Meeting

November 17th, 2020 at 7:00 pm

ONLINE ZOOM MEETING

Board Members in Attendance:

Doug Eberhart, President	Eric Younger, Vice President	Tamie Farris, Secretary
Jamie Wilson, Filing 1	Stacy Sahlstrom, Filing 1	Miriamber Daigneault, Filing 2
Brad Steininger, Filing 2	John Dolve, Bridle Paths Chair	Bev Smith, Hospitality Chair

Not in Attendance: Tracy Dunson, Treasurer (moved away; resigned, November 18)
 Roy Thompson, Filing 1 (technical difficulties)
 Jim Kelly, Filing 2 (calendar mixup)

Other Attendees:

Justin Erwin	Debbie Erwin	Tom Hartig
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1. Call to Order and Introductions: President Doug Eberhart called the meeting to order at 7:04 pm. All Board members identified themselves. Guests were identified and greeted.
2. Minutes of Prior Meeting – The minutes of the board meeting from November 17th, 2020 were reviewed. A motion to approve without changes was made by Stacy Sahlstrom and seconded by John Dolve and passed unanimously.
3. Treasurer’s Report – Treasurer Tracy Dunson has moved out of the neighborhood and we need a new treasurer. Doug Eberhart reported that the bank account and as of 10/31/20 had a balance of roughly \$10,800. A check for liability Insurance was sent and three dues checks were received in October. Another one was expected shortly. The checkbook needs to be retrieved from Tracy. Bev Smith volunteered to ask the women in the JULIET group if someone was willing to take over the treasurer duties until an election could be held.
4. Reminder- Annual Meeting future date is still to be determined. We are using a provisional budget for 2020-2021 which is the same as last year. We were unable to vote on a new budget due to the cancellation of the May 2020 meeting due to the COVID-19 pandemic. Dues have not been set for the fiscal year starting May 1st, 2021.
5. Committee Reports
 - a. Bridle Path – John Dolve
 The bridle path between 5209 Brady and 5215 had been closed off. The portion of the path at 5215 has been closed off for some time and the owner has expressed his unwillingness to move the fence. The new owner at 5209 has closed off his side of the path. His realtor told him RHA had no covenants and he was unaware

of the bridle paths. Tamie Farris spoke to him and asked that he open the path, but nothing was done. Doug Eberhart asked John Dolve, to attempt to set up a meeting with the Rochas (5209 Brady) to discuss the issue. Previously there have been problems with realtors telling buyers that we have no covenants. A suggestion was made in the past that we post signs at the entrances to the neighborhood stating that this is a covenanted neighborhood. Jamie Wilson volunteered to get bids for signs and will contact Tom Nepl, a neighbor that has a sign making business.

b. Hospitality – Bev Smith

Bev Reported that the hospitality committee had made 5 home visits in October. The visits went well, and each owner was given cookies, the newsletter, and bridle path etiquette. They plan to make a visit to the new owners on Constitution this next week. The JULET group has been meeting by Zoom every other Monday and the ROMEO group has been meeting for breakfast once a month.

c. Architectural Committee & Protective Covenants – Eric Younger

Doug Eberhart reported that he had an e-mail from the daughter of the Faaborgs at 2118 Payton Circle, letting him know they were going to make some revisions to their garage. Doug asked her to submit the plans to the board for review.

d. Nominating Committee – Jim Kelly – No report

e. Rustic Hills Trash Coalition – Jamie Wilson – No report

6. Recent/ Upcoming Events

- a. It had been suggested that we have a Thanksgiving food drive, but the time is too short. It was decided that RHIA would sponsor a Christmas Food Drive. Stacy Sahlstrom suggested that we collect food for Holy Cross Lutheran Church on Murray Boulevard. Bev Smith is a member of their congregation and stated that they would greatly appreciate the donation.

Tamie Farris suggested we also ask for a toy donation for Christmas Unlimited, a local Nonprofit organization. It was decided to do both the food and toy drive on December 12th from 9:00am to noon. Tamie Farris volunteered to make and send a flyer to the neighborhood.

- b. Roy Thompson had suggested to have a virtual neighborhood pizza party. It was decided that Roy should follow up on this idea.

- c. Tom Hartig suggested we use some of our funds to donate to the church and Christmas Unlimited. Jamie Wilson suggested that the trash coalition donate \$100 to each group and it was decided that would be done.

7. Coyote Discussion – Requested by board member Roy Thompson. Roy was not in attendance, so the discussion was postponed. A large bobcat has been seen in the

neighborhood. Tamie Farris has a picture of it on her game camera. Tamie also reported that she had received two e-mails asking that we request in our newsletter that dogs be kept on a leash when being walked.

8. Date of Next Board Meeting. No date was decided on, but it will be sometime in January 2021.
9. The alleged flag thief's latest court date was November 3rd, and has been postponed to February 21st, 2021. There are now five active cases against him. A flag was stolen west of Murray Boulevard around November 8th.

10. Other Matters

- a. Cows on Payton Circle – Justin Erwin and his wife Debbie have a cow and calf and were also told by their realtor that there were no covenants. They obtained a copy of the 2018 proposed covenants that were never approved (and said DRAFT on them) and they checked with city code, which allows cattle not being raised for resale and thought they were in compliance. Doug Eberhart expressed the concern that if the cows allowed others covenant violations would follow.

Debbie Erwin pointed out that the current covenants also do not allow chickens and there are many in the neighborhood. Both their neighbors have not objected to the cows and the Erwins felt that if they were asked to remove the cows, then the same would have to be done with the chickens and goats in the neighborhood. It was agreed that the rules would have to be applied fairly and uniformly to all violators. Covenant revision was attempted a few years back to align them with city code but did not pass. Jamie Wilson requested that we revisit updating our covenants before asking the owners to remove animals and the issue was set aside for future discussion.

- b. The RHIA website content was updated last year on the Weebly platform by Doug Eberhart's son. The website domain was through GoDaddy in Janice McLain's name. The GoDaddy website domain recently expired and no one seemed to know the user ID or password including Janice McLain. RHIA currently has no active website. Stacy Sahlstrom stated she had the link to renew the domain but could not access the site. Chaim Goldman suggested that since the content was already built and all we needed to do was to buy RusticHillsAcres.com domain name. The cost would be \$10-\$20 a year. A GoDaddy account would have to be set up for RHIA and the domain name purchased and the Weebly website content assigned to the account. Mr. Goldman also suggested we have GoDaddy Host the new domain. The domain name would then belong to RHIA and would avoid future issues. Stacy Sahlstrom agreed to work with Doug Eberhart to set up the GoDaddy account and get the domain purchased and the content assigned.
- c. Mail theft has been documented in the neighborhood on November 12th with several victims.

- d. There was a theft at 4801 Brady residence by a pedestrian walking through the neighborhood.
 - e. The barn at 2005 Broken Circle Rd had a large party on Saturday, November 13th. However, the noise level is less due to the closed doors in cold weather. Tamie Farris reported that code enforcement had visited the residence and caused the owners to finally remove the large deteriorating hot tub and other debris on the property. The owner has been visited by the police in the past and has been cited and this seems to have curtailed some of the party activity. Any escalation of party activity should be reported to Doug Eberhart.
11. There being no other business, the meeting was adjourned at 8:18 pm by President Doug Eberhart.